

Key Vista Master

HOMEOWNERS ASSOCIATION, INC.

**Board of Directors Budget Meeting
May 20, 2019
Meeting Location: Master Clubhouse
2530 Key Vista Blvd.
Holiday, FL 34691**

Call to Order:

Mike Romalin, President convened the meeting of the elected Master Association BOD at 6:35 pm.

Proof of Notice of the Meeting:

Notice was posted 48 hours in advance of the meeting at the Master Clubhouse, on the sign on Key Vista Blvd. in front of the clubhouse and on www.mykeyvista.com, the Master HOA official website.

Proof of Quorum:

Mike Romalin and Joe Harris were in attendance. A Quorum of the board was established.

Reading of the previous meeting minutes:

A **motion** was made by Mike Romalin to amend the February minutes to read that Mike Romalin was made President and the attorney will be mailing out default letters. Joe Harris made a motion to approve the amended minutes and Mike Romalin seconded and unanimously passed.

Treasurer's Report:

Treasurer's Report was not read. Joe Harris accepted treasurer's report and Mike Romalin seconded.

New Business:

The resignation of Eric Brown, Secretary and Jennifer Adler, Treasurer was accepted, and the following were appointed to the BOD, Joe Passanise, Tommy Aquila and Tony Petricca. A motion was made by Joe Harris and seconded by Mike Romalin. Joe Passanise nominated Joe Harris as President, Tony Petricca seconded, unanimously passed. Joe Harris nominated Mike Romalin as Vice President, Tony Petricca seconded, John Harris nominated Tommy Aquila as Secretary, Tony Petricca seconded, John Harris nominated Joe Passanise as Treasurer, Tony Petricca seconded, unanimously passed. It was discussed that since Patricia Kunkle would not be attending any meetings until September, so she was not elected to the board.

Joe Passanise met with Extreme Fence regarding back gate. He is obtaining proposals.

Mike Romalin discussed shorting the entrance gates closing times between cars. A motion was made by Mike Romalin to shorten to 7 seconds. Joe Harris seconded by to re-look at in 30-days and unanimously passed.

Joe Harris made a motion to appoint Mark Grande to the roads committee, Tommy Aquila seconded.

Mike Romalin spoke of cutback. There is \$50,000 allocated on top of the landscaping. Mike Romalin made a motion to investigate costs to purchase equipment and training and have maintenance do the cutbacks. Joe Harris seconded, unanimously passed. Mike Romalin will get with Mary Fritzler.

Resident spoke of down trees in her back yard at pond (common area). The Board authorized Clyde to remove downed trees at Pond 25 – 2949 Wood Pointe Drive.

Mike Romalin went down the line of items on the workorder and the following items were discussed:

Joe Harris made a motion to purchase RV cameras per quote plus 1 more camera and trim tree at RV lot gate. Joe Passanise seconded, unanimously approved.

Joe Harris discussed the quote from Red Hawk regarding license plate cameras in bollards. Doreen to get with Red Hawk to see just how many LP cameras are necessary to see all lanes.

Joe Passanise will meet with Clyde regarding what is wrong with the clubhouse doors.

The quote from Red Hawk for the DVD case was unanimously approved as well as replacing the locks on the guard house.

Tony to meet with Doreen regarding replacing the ballroom tabletops and have ready for next meeting.

Gate operators were discussed. Joe Harris polled the Board in regard to locking down the back, exit gate, all approved except Mike Romalin. It was discussed to look into installing a keypad for the back gate to open just like the entrance so someone can key in their code without using a remote. If approved, they can be installed with coinciding with road paving. It was decided that if the gate operators fail and you cannot get out the front gate automatically, the back, exit gate will be re-opened until keypad is installed.

Mary Fritzler to get three quotes for split for yoga room.

Board unanimously approved renewing AquaSystem and D&O Insurance.

Sasho is confirmed to take pool certification class June 13th and 14th.

Joe Passanise wants to dock Leland a dollar amount when they are not at meetings. Joe Harris to call and inform them of what is expected moving forward.

Master's BOD Meeting will be held the 3rd Thursday of every month.

Joe Harris would like to explore adding landscaping committee back up and re-starting up committees. This will be discussed at eh next meeting.

Open Forum:

Residents had questions about the cut backs.

Adjournment: The meeting was adjourned at 8:04pm.